

A.P.N. 162-04-808-001

EASEMENT AND RIGHTS-OF-WAY

ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE OF EASEMENT AND RIGHTS-OF-WAY, made and entered into by and between the City of Las Vegas, a Municipal Corporation, Party of the First Part, hereinafter known as the GRANTOR(S), and LAS VEGAS VALLEY WATER DISTRICT, a Quasi-Municipal Corporation, Party of the Second Part, hereinafter known as the GRANTEE.

WITNESSETH:

That the GRANTOR(S), for and in consideration of the sum of one dollar (\$1.00), lawful money of the United States, to it in hand paid by the GRANTEE, the receipt whereof is hereby acknowledged, does by these presents GRANT and CONVEY to the GRANTEE, its successors and assigns, an Easement and Rights-of-Way for the purpose of construction, operation, maintenance, repair, renewal, reconstruction and removal of water pipelines and appurtenances with the right of ingress and egress, over, above, across and under that certain parcel of land described as follows:

SEE EXHIBIT "A" ATTACHED TO AND BY THIS REFERENCE MADE A PART HEREOF.

The GRANTOR(S), its successors and assigns agree that:

1. No buildings, structures, fences or trees shall be placed upon, over or under said parcel of land, now or hereafter, except that said parcel may be improved and used for street, road or driveway purposes and for other utilities, insofar as such use does not interfere with its use by the GRANTEE for the purposes for which it is granted;
2. The GRANTEE shall not be liable for any damage to any of the GRANTOR'S improvements placed upon said parcel due to the GRANTEE'S necessary operations using reasonable care; and
3. Should any of the GRANTEE'S facilities within said easement be required to be relocated or repaired as a result of changes in grade or other construction within the easement, the GRANTOR(S), or its successors and assigns shall bear the full cost of such relocation or repair, unless the changes in grade or other construction were done by third parties with the written consent of the GRANTEE.

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GRANTOR: CITY OF LAS VEGAS

Signator for GRANTOR(S) warrant that they have the legal authority to bind the parties hereto and GRANTOR(S) warrants that it may legally grant the rights described herein.

IN WITNESS WHEREOF, the GRANTOR(S) has hereunto set his/her/their hand/hands this
_____ day of _____, 2007

ATTEST:

OSCAR B. GOODMAN, MAYOR

BEVERLY K. BRIDGES, CMC
CITY CLERK

STATE of _____)
_____) ss
COUNTY of _____)

APPROVED AS TO FORM

Thomas R. Green 11/16/07
Thomas R. Green Date
Deputy City Attorney

On _____, 2007, before me, the undersigned, a NOTARY PUBLIC, in and for
said County and State, personally appeared _____
known to me to be the person(s) described in and who executed the foregoing instrument, and who
acknowledged to me that _____ he _____
executed the same freely and voluntarily and for the uses and purposes herein mentioned.

WITNESS my hand and official seal

Notary Public

FOR LVVWD USE ONLY

RECORDED FOR
LAS VEGAS VALLEY WATER DISTRICT
1001 S VALLEY VIEW BLVD.
LAS VEGAS, NEVADA 89153
RETURN TO - WILL CALL

Notary Seal/Stamp

Nevada By Design

ENGINEERING CONSULTANTS

3515 E. Harmon Avenue - Las Vegas, NV 89121 - Phone 702-938-1525 - Fax 702-938-1530

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GRANTOR: CITY OF LAS VEGAS

EXHIBIT A LEGAL DESCRIPTION WATER EASEMENTS

BEING A PORTION OF THE SOUTH HALF (S 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

EASEMENT NO. 1 - DCDA

COMMENCING AT THE INTERSECTION OF TAM DRIVE AND BOSTON AVENUE AS SHOWN IN FILE 135, PAGE 66 OF SURVEYS, OFFICIAL RECORDS, CLARK COUNTY NEVADA, THENCE SOUTH 86°13'09" EAST A DISTANCE OF 273.16 FEET; THENCE SOUTH 03°58'24" WEST A DISTANCE OF 25.00 FEET; THENCE SOUTH 86°13'53" EAST A DISTANCE OF 2.00 FEET TO THE **POINT OF BEGINNING**: THENCE SOUTH 86°13'53" EAST A DISTANCE OF 12.00 FEET;; THENCE SOUTH 03°46'07" WEST A DISTANCE OF 21.00 FEET; THENCE NORTH 86°13'53" WEST A DISTANCE OF 12.00 FEET; THENCE NORTH 03°46'07" EAST A DISTANCE OF 21.00 FEET TO THE **POINT OF BEGINNING**.

SAID PARCEL CONTAINS 252.00 SQUARE FEET MORE OR LESS.

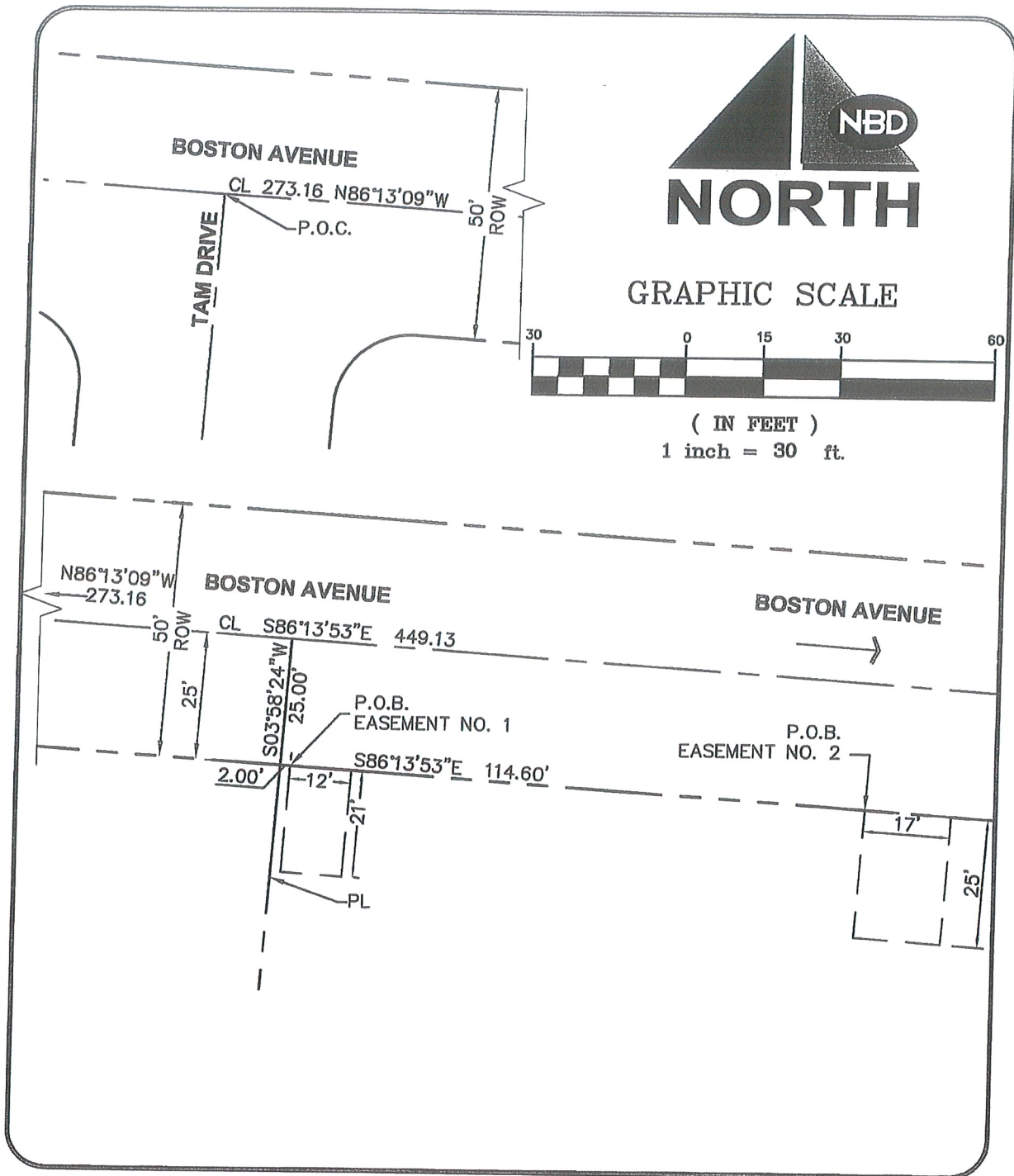
EASEMENT NO. 2 - RPPA

COMMENCING AT THE INTERSECTION OF TAM DRIVE AND BOSTON AVENUE AS SHOWN IN FILE 135, PAGE 66 OF SURVEYS, OFFICIAL RECORDS, CLARK COUNTY NEVADA, THENCE SOUTH 86°13'09" EAST A DISTANCE OF 273.16 FEET; THENCE SOUTH 03°58'24" WEST A DISTANCE OF 25.00 FEET; THENCE SOUTH 86°13'53" EAST A DISTANCE OF 114.60 FEET TO THE **POINT OF BEGINNING**: THENCE SOUTH 86°13'53" EAST A DISTANCE OF 17.00 FEET;; THENCE SOUTH 03°46'07" WEST A DISTANCE OF 25.00 FEET; THENCE NORTH 86°13'53" WEST A DISTANCE OF 17.00 FEET; THENCE NORTH 03°46'07" EAST A DISTANCE OF 25.00 FEET TO THE **POINT OF BEGINNING**.

SAID PARCEL CONTAINS 425.00 SQUARE FEET MORE OR LESS.

PREPARED BY: KENT B. ANDERSON, P.E.





Nevada By Design



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**LVVWD EASEMENT
STUPAK COMM. CTR.**

DRAWN BY: CGV

JOB NO.: CE06545

DATE: 10/30/07

SHT. 4 OF 4